

**INDIVIDUAL PROPERTY/DISTRICT  
MARYLAND HISTORICAL TRUST  
INTERNAL NR-ELIGIBILITY REVIEW FORM**

Property/District Name: Carroll Park, Baltimore City, MD Inventory Number: B-4609

Project: Mount Clare Maintenance Facility Agency: MTA

Site visit by MHT Staff: x no    yes Name                                  Date                                 

Eligibility recommended X Eligibility **not** recommended   

Criteria: X A    B X C    D Considerations:    A    B    C    D    E    F    G  
   None

Justification for decision: (Use continuation sheet if necessary and attach map)

In 1890, the City of Baltimore acquired the west section of Carroll Park to use as a public recreational park. In the 1920s, a nine-hole golf course and clubhouse were constructed for public use. This development of Baltimore's public recreation system demonstrates the period of history when segregation was the law in the United States. African-American golfers were relegated to part-time use of the nine-hole course. Because the park was used as a social and recreational facility under segregation, it is eligible for inclusion in the National Register of Historic Places under Criterion A. Furthermore, because the landscaping was done by the Olmstead firm, and the park retains many of those features, the park is eligible under Criterion C as an example of landscape architecture.

Documentation on the property/district is presented in: Project Review and Compliance

Prepared by: Parsons, Brinckerhoff Quade & Douglas for MTA

Anne E. Bruder March 21, 1998  
Reviewer, Office of Preservation Services Date

NR program concurrence: X yes    no    not applicable

P. Kuntz 3/26/98  
Reviewer, NR program Date

*gms*

**MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA - HISTORIC CONTEXT****I. Geographic Region:**

- ☐ Eastern Shore (all Eastern Shore counties, and Cecil)  
☒ Western Shore (Anne Arundel, Calvert, Charles, Prince George's and St. Mary's)  
☐ Piedmont (Baltimore City, Baltimore, Carroll, Frederick, Harford, Howard, Montgomery)  
☐ Western Maryland (Allegany, Garrett and Washington)

**II. Chronological/Developmental Periods:**

- ☐ Paleo-Indian 10000-7500 B.C.  
☐ Early Archaic 7500-6000 B.C.  
☐ Middle Archaic 6000-4000 B.C.  
☐ Late Archaic 4000-2000 B.C.  
☐ Early Woodland 2000-500 B.C.  
☐ Middle Woodland 500 B.C. - A.D. 900  
☐ Late Woodland/Archaic A.D. 900-1600  
☐ Contact and Settlement A.D. 1570-1750  
☒ Rural Agrarian Intensification A.D. 1680-1815  
☒ Agricultural-Industrial Transition A.D. 1815-1870  
☒ Industrial/Urban Dominance A.D. 1870-1930  
☒ Modern Period A.D. 1930-Present  
☐ Unknown Period ( ☐ prehistoric ☐ historic)

**III. Prehistoric Period Themes:**

- ☐ Subsistence  
☐ Settlement  
☐ Political  
☐ Demographic  
☐ Religion  
☐ Technology  
☐ Environmental Adaptation

**IV. Historic Period Themes:**

- ☐ Agriculture  
☒ Architecture, Landscape Architecture, and Community Planning  
☐ Economic (Commercial and Industrial)  
☐ Government/Law  
☐ Military  
☐ Religion  
☒ Social/Educational/Cultural  
☐ Transportation

**V. Resource Type:**

Category: Park - site  
 Historic Environment: Rural -Urban  
 Historic Function(s) and Use(s): Park and recreation  
 Known Design Source:

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES  
REGISTRATION FORM**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

**1. Name of Property**

historic name Carroll Park

other names/site number B-4609

**2. Location**

street Washington Boulevard and Monroe Street

not for publication n/a city or town Baltimore vicinity n/a

state Maryland code MD county Independent city code 510 zip code 21230

**State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this ☐ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property ☐ meets ☐ does not meet the National Register Criteria. I recommend that this property be considered significant ☐ nationally ☐ statewide ☐ locally. ( ☐ See continuation sheet for additional comments.)

\_\_\_\_\_  
Signature of certifying official

\_\_\_\_\_  
Date

\_\_\_\_\_  
State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. ( ☐ See continuation sheet for additional comments.)

\_\_\_\_\_  
Signature of commenting or other official

\_\_\_\_\_  
Date

\_\_\_\_\_  
State or Federal agency and bureau

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#### 4. National Park Service Certification

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I, hereby certify that this property is:

\_\_\_\_\_ entered in the National Register \_\_\_\_\_  
    \_\_\_\_\_ See continuation sheet.  
\_\_\_\_\_ determined eligible for the \_\_\_\_\_  
    National Register  
    \_\_\_\_\_ See continuation sheet.  
\_\_\_\_\_ determined not eligible for the \_\_\_\_\_  
    National Register  
\_\_\_\_\_ removed from the National Register \_\_\_\_\_  
  
\_\_\_\_\_ other (explain): \_\_\_\_\_

\_\_\_\_\_  
Signature of Keeper/Date of Action

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#### 5. Classification

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Ownership of Property (Check as many boxes as apply)

\_\_\_\_\_ private  
  x public-local  
\_\_\_\_\_ public-State  
\_\_\_\_\_ public-Federal

Category of Property (Check only one box)

\_\_\_\_\_ building(s)  
  x district  
\_\_\_\_\_ site  
\_\_\_\_\_ structure  
\_\_\_\_\_ object

Number of Resources within Property

Contributing	Noncontributing
<u>  3  </u>	<u>  2  </u> buildings
<u>  2  </u>	<u>      </u> sites
<u>  2  </u>	<u>      </u> structures
<u>  1  </u>	<u>      </u> objects
<u>  28  </u>	<u>  2  </u> Total

Number of contributing resources previously listed in the National Register  
  1   (Mount Clare Mansion, designated a National Historic Landmark)

Name of related multiple property listing   n/a



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**6. Function or Use**

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Historic Functions (Enter categories from instructions)

Cat: <u>DOMESTIC</u>	Sub: <u>single dwelling</u>
<u>DOMESTIC</u>	<u>secondary structure</u>
<u>LANDSCAPE</u>	<u>park</u>

Current Functions (Enter categories from instructions)

Cat: <u>RECREATION AND CULTURE</u>	Sub: <u>outdoor recreation</u>
<u>RECREATION AND CULTURE</u>	<u>sports facility</u>
<u>RECREATION AND CULTURE</u>	<u>museum</u>
<u>LANDSCAPE</u>	<u>park</u>

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**7. Description**

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Architectural Classification (Enter categories from instructions)

COLONIAL/Georgian  
LATE 19TH AND 20TH CENTURY REVIVALS/  
Colonial Revival

Materials (Enter categories from instructions)

foundation BRICK  
roof SLATE  
walls BRICK  
other WOOD

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

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**8. Statement of Significance**

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Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- ☒ A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ B Property is associated with the lives of persons significant in our past.
- ☒ C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☒ D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

- ☐ A owned by a religious institution or used for religious purposes.
- ☐ B removed from its original location.
- ☐ C a birthplace or a grave.
- ☐ D a cemetery.
- ☐ E a reconstructed building, object, or structure.
- ☐ F a commemorative property.
- ☐ G less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance (Enter categories from instructions)

ENTERTAINMENT/RECREATION

LANDSCAPE ARCHITECTURE

ARCHEOLOGY/HISTORIC--

NON-ABORIGINAL

Period of Significance 1890-1945

Significant Dates 1890

Significant Person n/a

Cultural Affiliation n/a

Architect/Builder Wyatt & Nolting, arch., Mt. Clare Mansion wings  
Winfield F. Courts, engineer, field house

Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.)

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## 9. Major Bibliographical References

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(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS)

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested.
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☒ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey # \_\_\_\_\_
- ☐ recorded by Historic American Engineering Record # \_\_\_\_\_

Primary Location of Additional Data

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☒ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Name of repository: \_\_\_\_\_

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## 10. Geographical Data

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Acreage of Property approx. 200 acres

USGS quadrangle Baltimore West, MD

UTM References (Place additional UTM references on a continuation sheet)

	Zone	Easting	Northing	Zone	Easting	Northing
A	<u>18</u>	_____	_____	B	<u>18</u>	_____
C	<u>18</u>	_____	_____	D	<u>18</u>	_____
_____ See continuation sheet.						

Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)

Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)

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**11. Form Prepared By**

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name/title Peter E. Kurtze

organization Maryland Historical Trust date May 1997

street & number 100 Community Place telephone 410.514.7649

city or town Crownsville state MD zip code 21032

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**Additional Documentation**

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Submit the following items with the completed form:

Continuation Sheets

Maps

A USGS map (7.5 or 15 minute series) indicating the property's location.

A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional items (Check with the SHPO or FPO for any additional items)

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**Property Owner**

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(Complete this item at the request of the SHPO or FPO.)

name \_\_\_\_\_

street & number \_\_\_\_\_ telephone \_\_\_\_\_

city or town \_\_\_\_\_ state \_\_\_\_\_ zip code \_\_\_\_\_

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**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

United States Department of the Interior  
National Park Service

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B-4609  
Carroll Park  
Baltimore city, MD

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**Description Summary:**

Carroll Park occupies approximately 200 acres located in West Baltimore, bounded by Washington Boulevard on the south, Bayard Street on the east, the Baltimore & Ohio Railroad tracks on the north, and the Gwynn's Falls on the west. In the 18th century, the property occupied by the park was part of the extensive Mount Clare estate of the Carroll family; resources surviving from this period include Mount Clare mansion (NHL), a series of terraces below the mansion, and archeological remains. Baltimore city acquired the parcel containing the mansion in 1890 and began developing it as a public park; subsequent land acquisitions increased the size of the park, which substantially achieved its present extent by 1907.

With a reorganization of the city parks department in 1904, the firm of Olmsted Brothers, landscape architects, was engaged to develop a plan for the park. In its plan, the Olmsted firm merged the 19th century emphasis on passive enjoyment of landscape with the interest in active recreation which began around the turn of the 20th century, providing peaceful walks and gardens alongside ball fields and playgrounds; the Olmsted influence remains visible in surviving landforms, plantings, and the system of driveways and walks. The architectural resources within the park reflect the city's construction during the early 20th century, when Colonial Revival wings were added to Mount Clare to provide public restrooms, and a new stable in the Colonial Revival style replaced an earlier structure; in the 1920s, an increasing emphasis on active recreation led to the construction of a nine-hole golf course and attendant clubhouse (no longer extant), and a field house to serve players of active sports. The park contains 8 contributing resources which reflect these themes. These include 3 buildings (Mount Clare, Stable, Field House); 2 sites (the designed landscape contained within the park, comprising both natural and cultural features, and the archeological resources associated with Mount Clare); 2 structures (circulation system, golf course); and 1 object (WWI Veterans Memorial). The present golf clubhouse, constructed in 1967, and the Police Boys Club building, constructed in the 1970s, are the only non-contributing resources in the park. The park retains integrity of

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National Park Service

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location, design, setting, materials, workmanship, feeling, and  
association. In some respects, the integrity has been somewhat compromised  
by alterations and deterioration, but on the whole the park's level of  
integrity is high. The period of significance extends from 1890, when the  
city acquired the first of several parcels of land which make up the  
present park, through 1945, when the last campaign of improvements to the  
golf course--the most recent contributing resource in the park--was  
completed.



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**General Description**

The existing resources within Carroll Park are described below, listed according to their National Register categories.

**Buildings**

Mount Clare Mansion<sup>1</sup>

Charles Carroll the Barrister inherited the property from his brother John Henry Carroll, and apparently began construction of Mount Clare Mansion about 1763, on the occasion of his marriage. Mount Clare is a two-story brick structure with a partial basement and an attic and is 46 feet long and 36 feet deep. The south (or rear) wall is laid in all-header bond brickwork above the water table and the other three walls are laid in an irregular Flemish bond. The roof is gabled and there are two pair of finely decorated brick end chimneys.

The upper two-thirds of each stack is corbelled so as to achieve a panel and cornice effect. The main facades are interesting and different from each other. The north (or front) elevation is dominated by a projecting portico with a room over it. The room is lighted by a Palladian window and the gable roof above the room and porch is pedimented. The portico, 18 feet wide and 8 feet deep, has four round limestone columns and two half-round pilasters, which support a classical entablature of wood. With its broad portico, the north facade appears to be only three bays wide. Most of the windows on the north elevation and on both gable ends have rounded wooden lintels which are topped by segmented brick arches. All first floor windows have nine over nine light sash and those in the second story,

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<sup>1</sup> The following discussion is edited from documentation prepared in 1969 to designate Mount Clare as a National Historic Landmark, on file at the Maryland Historical Trust.



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National Park Service

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nine over six sash. The cornice on front and rear elevations is boldly modillioned.

The south (rear or garden) facade has five bays with the central three projecting slightly in a pavilion which is crowned by a broad pediment. The existing lunette in the center of the pediment is a 19th century replacement; an old painting shows an oval or circular opening in this place. A particularly interesting feature of the south facade is the use of colossal brick pilasters at the corners of the pavilion and house. These pilasters are polychromatic, with lighter bricks running down their centers, giving the effect of narrow quoins to the edges. The windows on this elevation have rectangular wooden frames and flat brick arches above. An early 19th century painting of Mount Clare shows that the central block once had two detached dependencies. These were simple gable-roof cottages that were built at right angles to the main house. The reconstructed wings and hyphens do not follow the 18th century plan or resemble the dependencies.

The north entrance door of the main house opens into a center hall that extends about half-way through the house. To the left of the main hall is a separate stair hall, and to the right a small office. The second tier of rooms, on the south side, is comprised of two large rooms, the dining room in the northwest corner and the drawing room in the southwest portion. The walls of the first rooms are plastered in a manner to give the effect of wooden paneling, an interesting and unusual treatment. The chimney pieces are delicate decorations in the Adam style and may have been added after 1783. There are simple wooden baseboards throughout and the floors are of wide pine boards. The second floor contains three bedrooms and the room located over the portico. The main house is in excellent condition and is open to visitors as a historic house exhibit.

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The plantation house remained in the hands of the Carroll family until 1840. Between that year and the beginning of the Civil War, all the outbuildings, including the two dependencies of the main house, disappeared. During the war the house was used as quarters for Union officers. After 1865 the house was leased to the German Schuetzen Society of Baltimore, who used it as a beer garden and shooting range until 1890, when the City of Baltimore purchased the house and 70 [sic] acres of land for a park. In 1910 the city built the two existing hyphens and wings for use as public restrooms. In 1917 the National Society of Colonial Dames in Maryland took over the operation of the main house. Major restoration work was completed in 1940. In 1960 the two wings were given to the Colonial Dames and these have been converted into a colonial kitchen and library.

Mount Clare Mansion was designated a National Historic Landmark in 1969 for its 18th-century architectural character and for its association with Charles Carroll the Barrister. It is significant in the context of Carroll Park for its role in the development of the Baltimore city park system after 1890. It served as the residence of the park superintendent, later added restrooms for park visitors, and still later functioned as a historic house museum.

Stable

The first stable in Carroll Park was a two-stall frame structure, constructed in 1894 as a temporary measure to house work horses for construction and maintenance. This was replaced by a new structure in 1903-4. The present stable was constructed in 1912, following the destruction by fire of the previous structure. Upon its completion, the 1912 stable was described as a brick structure with a slate roof, with accommodations for seven horses, a box-stall, carriage room, storage shed for vehicles, harness room, soak-stall, feed room and loft. The stable yard and the court in front of the stable were paved with vitrified paving brick on a concrete base, covering approximately 477 square yards. A

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macadam road connected the stable with the drive near Monroe Street, and underground electric service was provided to the stable.<sup>2</sup> The stable has recently been converted for use as meeting space.

Field House

Located on a terrace above the baseball fields in the eastern section of the park, the field house was constructed in 1926. It is large rectangular building constructed of hollow tile finished in stucco, seven bays wide by three bays deep, and stands one story high under a broad hipped roof. The central bay of the south facade is deeply recessed. There are three hipped dormers on each longitudinal slope, and one on each end. Architectural embellishment is confined to decorative brick quoins at the building's corners. A plaque on the building credits Winfield F. Courts, Engineer. The building bears similarities to the central part of the Riverside Park bath house, designed by Courts and constructed in 1925; like the building at Riverside Park, its plan presumably consisted of a central office space flanked by locker rooms. While the building has not been used for some time, it nevertheless retains its basic integrity.

**Site**

The Cultural Landscape of Carroll Park

The present park comprises approximately 200 acres, bounded on the south by Washington Boulevard, on the north by B & O railroad tracks, on the east by Bayard Street, and on the west by the Gwynn's Falls. Monroe Street, a major north-south thoroughfare, bisects the park. The area east of Monroe Street represents the historic core of the park, comprising the land acquired between 1890 and 1899. A system of curvilinear drives survives from the Olmsted firm's 1904 plan, effectively defining three

<sup>2</sup> Park Commission, 1912, pp. 14-15.

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principal zones within the original portion of the park. In the northwestern section, Mount Clare Mansion is located atop a knoll, with terraces falling away to the south, an orchard to the west, and an open space dotted with trees and the Veterans Memorial located to the east of the mansion. In the eastern and southwestern sections of the park, recreational uses have been overlaid on the Olmsted plan. The property west of Monroe Street was acquired in 1906-7; in the early 1920s, a considerable portion of this land was sold to the Montgomery Ward Company for a warehouse, and the remainder was developed as a nine-hole municipal golf course.

At the time Carroll Park was developed, a movement toward active recreation was beginning to compete with the 19th-century ideal of passive, contemplative enjoyment of the natural and cultural landscape. The early improvements to Carroll Park document this emerging trend; by the time the Olmsted Brothers were retained to produce an integrated plan for the development of the park, it already had a baseball field (installed in 1897, and in 1901 provided with a dressing/shower building for players), tennis courts, and a playground which proved so heavily-used that it was increased in size in 1902. When they received the commission in 1904, the Olmsted Brothers recognized this reality, and provided in their plan for Carroll Park opportunities for vigorous physical exercise as well as peaceful walks and pleasing views. A topographical map prepared by the firm in 1908 shows the park roughly bisected. The western half, including Mount Clare mansion and its grounds and the area below the terraces, was shown with a formal promenade running north from Columbia Avenue on axis with the mansion; a system of curvilinear drives and walks ran through the lower section, linking it with the preexisting paths on the mansion grounds. The area below the terraces--formerly pocked with clay pits for a neighboring brickyard--became a lawn; the promenade passed through expansive flowerbeds, and the area was thickly studded with trees. In the eastern half of the park, the Olmsteds addressed the demand for ball fields, tennis courts, a running track, and a children's playground, incorporating existing features with appropriate revisions, and enhancing

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the landscape with gently curving drives and terracing. The current ball fields occupy approximately the same locations as the three shown on the 1908 map. The children's playground adjacent to Bayard street is much reduced from that which formerly existed at the site, but several trees and fragments of paths suggest the shape of the earlier facility. The running track which had been located in the northeast corner has vanished, and this area is now given over to playing fields. The tennis courts occupy their original location at the center of the park. In the southwest quadrant, the lawn and formal gardens have been replaced with baseball fields.

The western section of the park is occupied by the Carroll Park Municipal Golf Course and the extremely large warehouse of the Montgomery Ward company; while this area was among the parcels included in the city's acquisitions for Carroll Park, the construction of the Montgomery Ward warehouse in 1924-26 compromised the integrity of this landscape, and subsequent industrial development in the area has further isolated the western portion of the park from the historic core area east of Monroe Street.

**Structures**

Circulation system

The 1896 Atlas shows a system of curvilinear drives encircling Mount Clare, in what is now roughly the northwestern corner of the section of the park east of Monroe Street. The Olmsted Brothers incorporated many of these elements into their 1904-08 plans, and added features to the east and south. Evidence of this early 20th century system occurs throughout the park.

Golf Course

A nine-hole golf course was constructed in 1923, on the west side of Monroe Street. A colonial-style "Shelter House" (no longer extant) was



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added in 1932. A program of improvements funded by the Works Progress Administration was completed in 1945. The present clubhouse (non-contributing), was designed by B. F. Owens & Associates in 1967.

**Objects**

Veterans Memorial

The Veterans Memorial is located east of Mount Clare mansion. Erected in 1920 to honor the casualties of World War I from the 21st Ward, the memorial, executed in granite, comprises a tablet framed by classical columns supporting a full entablature with pediment. The inscription reads:

- 1917 -

THE RESIDENTS OF THE TWENTY  
FIRST WARD AS A LASTING EXPRESS-  
ION OF THEIR GRATITUDE AND AF-  
FECTION HAVE PLACED THIS TABLET  
AS A TESTIMONIAL TO THE YOUNG  
MEN OF THIS COMMUNITY, WHO IN  
A SPIRIT OF UNSELFISH PATRIOT-  
ISM ANSWERED THEIR COUNTRY'S  
CALL IN THE GREAT WORLD WAR,  
AND MADE THE SUPREME SACRIFICE

"GREATER LOVE THAN THIS HATH  
NO MAN, THAT HE LAY DOWN HIS LIFE  
FOR HIS COUNTRY."

- 1918 -

[lists names]

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**Non-contributing resources**

Police Boys Club Building

This is a one-story rectangular masonry building constructed in the 1970s near the northeast corner of the park.

Carroll Park Municipal Golf Course Clubhouse

This building was constructed in 1967, replacing the original Colonial Revival-style clubhouse.



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**Significance Summary**

Carroll Park is significant under Criterion A for its association with the development of the public park system in the City of Baltimore. Surviving resources within the park reflect two characteristic philosophies of park planning in the early 20th century: passive recreation and enjoyment of nature, and active athletics. The property derives additional significance under Criterion C for the surviving elements of its early landscape plan, created by the nationally-prominent Olmsted Brothers firm, which reflect the ideals of park planners in the early 20th century. Mount Clare Mansion has been designated a National Historic Landmark for its 18th-century architectural character; in the present context, it is considered significant under Criterion A, for its contribution to the development of the park after 1890. Archeological investigations carried out at Mount Clare have provided information which is significant under Criterion D.

**Resource History and Historic Context**

Carroll Park, whose development as a public recreational facility by the city of Baltimore began at the turn of the twentieth century, embodies elements of two fundamentally opposite philosophies of park planning. It represents a divergence of emphasis from passive enjoyment and appreciation of nature, which was rooted in the picturesque romanticism of the 19th century, to the provision of facilities for active recreation and athletic sports espoused by the turn-of-the-century Progressive movement. The increasing popularity of the sport of baseball in the 1890s led to the construction of the first baseball field in Carroll Park in 1897. Among the challenges faced by the Olmsted Brothers firm when they undertook the preparation of a master plan for Carroll Park in 1914 was the integration of athletic facilities--some of which already were in place, and others were all but inevitable--within a setting which also afforded opportunities for quiet contemplation.

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In 1890, the Baltimore City Park Commission acquired the first of six parcels which would become the present Carroll Park. The initial purchase comprised 19.72 acres bounded by Ohio Avenue, Herkimer, Clare, and Gunpowder streets. This property contained Mount Clare Mansion, as well as various recreational facilities which had been constructed by the German Schuetzen Club. When the city acquired the property, it was in deteriorated condition owing to lack of maintenance by the former owners; the Superintendent noted that even though the facility had been used for recreation, it took substantial improvement to make it fit for public use: 'the converting of a place already supposed to be a Park, into one actually, is almost as expensive as the improvement of open commons.'<sup>3</sup> Work to prepare the property for use as a public park consisted of removing rubbish, and filling in open cesspools and an old ice house. Two pump wells were cleaned and new pump-stocks installed to provide water; later in the year, as the wells became unreliable in hot weather, a 3-inch water main was carried into the park from Eagle Street. Boundaries were surveyed and over 4,000 feet of new fence was erected to enclose the city property. Failing in their efforts to sell the Schuetzen Club's drinking-hall, ten-pin alley and shooting gallery, the Park Commission demolished these structures, along with several small booths located on the grounds; some of the salvaged lumber was sold, and the rest was used to repair a pavilion which existed on the property and for scaffolding for the repairs to the mansion. This included reinforcing the roof framing, rebuilding the chimneys, and covering the roof in slate. On the interior, the mansion was thoroughly cleaned, and most of the plaster was taken down and new lath installed. Woodwork was repaired, and new brass hardware was furnished for all the doors. Hearths and fireplaces were renewed in white marble, as were the entrance steps, tiling, and curbing. The renovations of the

<sup>3</sup> Thirty-second Annual Report of the Public Park Commission to the Mayor and City Council of Baltimore, for the Year Ending December 31st, 1891, p. 1234. This source will hereinafter be cited as Park Commission, [date].

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mansion were completed at a cost of \$1,632.41, with an additional cost of about \$600.00 for interior and exterior painting. The pavilion, a large frame bandstand located to the west of the mansion, was substantially reconstructed, with 32 new brick piers, repairs to sills and joists, extensive repairs to the floors, posts, roof sheathing and cornice, and a new tin roof over two-thirds of the structure. The total cost of these repairs was about \$1,000.00.

The grounds also were addressed. The terraces south of the mansion were smoothed and extended to the west; inclined walks connecting the terraces were rebuilt with shallower grades; and 3,136 feet of new gravel paths were built. To the north of the mansion the lawn was repaired and flower beds laid out; the Mall was regraded, and those trees found worthy of saving were relocated to either side of it.<sup>4</sup>

The work of developing the new park continued at a similarly rapid pace the following year. Further efforts were directed toward the terraces and slopes around the mansion. A 25-foot-wide carriage road was planned to encircle the park, with the main entrance and exit at the northwest corner of the property, and 1,450 feet of this drive was completed during 1892. An additional 1,140 feet of gravel paths were constructed. Rock and rough material removed in grading for the road was used to fill a series of clay pits in the southwest section where a brickyard formerly operated. Major drainage improvements were accomplished as well. Repairs and painting of the mansion were completed, and the building became the residence of the Local Superintendent. The Pavilion also was finished and painted, and two outhouses were constructed, to be screened by hedges. Thirteen iron vases were brought from Druid Hill Park; eight of these were set up on brick bases during the year. The water supply was extended to permit watering of the terraces south of the mansion. A 75-foot flagpole was erected in time for the celebration of the defense of Fort McHenry on September 12.

<sup>4</sup> Park Commission, 1891, pp. 1234-38.

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Hundreds of trees and shrubs were planted. The kitchen at the mansion was declared "incongruous" and torn down, and drawings were prepared "to build wings in keeping with the old house" [although this construction would not go forward for nearly two decades]. Equipment for grounds maintenance was acquired, including lawn mowers and rollers (both horse-drawn and hand), a watering cart, hose carriage, and ten wheelbarrows.<sup>5</sup>

By the end of 1893 the main drive was completed, a total of 3,685 feet long encircling the entire park. Footpaths were further extended, and drainage work continued. Regrading transformed the old shooting range of the German Schuetzen Club into a mall, and the stone target wall at the west end was replaced with a parapet and seat "command[ing] an extensive view to the south and west." New marble steps were constructed at the south entrance to the mansion. A horse was purchased and a stall created in the basement of the Pavilion. Many of the 325 trees which were planted around the park had been transplanted from woods at the north edge of the property, along the B & O railroad tracks. Twenty-two flower beds were planted and tended, and the 13 iron vases "were filled during season with choice varieties of vines and plants." A nursery on the property contained 635 trees and shrubs for future planting; this was extended during 1893 and four hot-beds constructed.<sup>6</sup>

Additional land was acquired during 1894, nearly doubling the size of the park, bringing the total area to 35.77 acres. The "extension" comprised the area bounded on the west by Monroe Street, on the east by Gunpowder Street, and on the south by Columbia Avenue [present Washington Boulevard], representing the southwestern portion of the present park. By this time, the work in the park (except in the newly-added area) had begun to shift from major improvements and reconstruction to maintenance,

<sup>5</sup> Park Commission, 1892, pp. 1126-30; 1135.

<sup>6</sup> Park Commission, 1893, pp. 1097-1101.



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indicating that the park had substantially reached completion. Considerable effort was directed to grading, filling and sodding, particularly at the north boundary slope on Ohio Avenue along the B & O Railroad. A propagating house with a hot-air furnace and a two-stall temporary frame stable were constructed. The flagpole was destroyed by lightning in May. The General Superintendent reported that "Carroll Park is now in splendid condition, and in a few years will be one of the most attractive parks under the control of the Commission."<sup>7</sup>

The southwestern portion of the extension was occupied by the Knecht & Son brickworks; the work of reclaiming this area for park use by filling in the deep claypits and ponds continued for several years.

Eight electric arc-lights were installed in 1895.

The first baseball field was laid off in the park in 1897, located in the northwestern corner of the extension, and 51 baseball permits were issued during the season.<sup>8</sup> Filling continued in the extension, and an ordinance to create a further--eastern--extension to the park was approved in 1897.

In 1897, the city's first playground for children was opened in Druid Hill Park, in response to the urgings of the Children's Playground Association of Baltimore City. The year 1900 saw the establishment of the Public Park Athletic Association, the forerunner to the Public Athletic League.<sup>9</sup>

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<sup>7</sup> Park Commission, 1894, pp. 1425-29.

<sup>8</sup> Park Commission, 1897, p. 930.

<sup>9</sup> Kessler, Barry and David Zang. The Play Life of a City: Baltimore's Recreation and Parks, 1900-1955. Baltimore: Baltimore City Life Museums and Baltimore Department of Recreation and Parks, 1989, p. 6.

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The Mylander property, a parcel of just under two acres located on the corner of Bayard and Columbia, finally was acquired in 1901, squaring off that corner of the park. This site was crucial to the Park Commission's plan to locate a major entrance.<sup>10</sup>

Around the turn of the 20th century, the operations and organization of various city agencies came under scrutiny, an effect of the Progressive movement of the period. Among the results of this movement was the reorganization in 1903 of the city parks department. A climate of reform is suggested in the annual reports from this period. For example,

The practice [by park workers] of distributing flowers as favors to members of the Board, and to their friends and to the friends of the superintendents, and other more culpable practices, were promptly forbidden . . . . Doing favors with public property is not only a violation of elementary honesty, but has the added element of want of patriotism. It is one of the most insidious forms of graft.<sup>11</sup>

The newly-rigorous control of operations reaped benefits. For example, in 1904, a platform scale was installed at Carroll Park, allowing park workers to check coal deliveries for the proper weight. This quickly provided evidence of overcharging by coal suppliers:

. . . a bin at the superintendent's residence, which was formerly supposed to contain fifteen tons of coal, has been found to hold less than ten tons by weight, and the cellar of the propagating house, in which it was formerly supposed, from the bills,

<sup>10</sup> Park Commission, 1900, p. 28.

<sup>11</sup> Park Commission, 1904, p. 9.

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possible to store fifty tons of coal, has been filled by less than thirty-two tons by weight.<sup>12</sup>

As part of the reorganization of the parks department, a new distinction was drawn between personnel devoted to new construction and improvements and those concerned with maintenance. This was designed to increase the efficiency of the work force, with a limited number of maintenance workers permanently assigned to each park, and a separate force of construction workers who could travel from place to place as projects warranted. It also paved the way for an important new development in the direction of park improvements: the Board determined that a professional landscape architect must be consulted for all future improvements costing over \$500. This was explained as follows:

Landscaping is as much an art as painting or sculpture, and should be left to educated specialists. It is easy to see that large sums of money may be wasted in useless changes or construction on the whim of this or that Park Commissioner or Park Board.

Every park belonging to the city which is improved should only be changed on the advice of a landscape architect, and every park which is to be improved should be improved only on plans prepared by such a specialist.

This plan would in the past have saved much money to the city, and will, we hope, in the future be the source of important economies.<sup>13</sup>

At this time, the city retained the firm of Olmsted Brothers of Brookline, Massachusetts to oversee the development of the city parks.

<sup>12</sup> Park Commission, 1904, p. 63.

<sup>13</sup> Park Commission, 1904, p. 9.



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Successors to the pioneer landscape architect and planner Frederick Law Olmsted (1822-1903), the firm of Olmsted Brothers was founded in 1898 by FLO's stepson (and nephew) John Charles Olmsted, and Frederick Law Olmsted, Jr. In their work which included numerous park systems in cities across the country, Olmsted Brothers continued to employ the elder Olmsted's principles, including the emphasis on pastoral park scenery as an antidote to the stress of urban living and the separation of conflicting uses "carefully constructed walks and drives flow through the landscape with gentle grades and easy curves."<sup>14</sup> John Olmsted, senior partner in the firm and founding president of the American Society of Landscape Architects, has been called "a link between 19th-century romanticism and 20th-century pragmatism."<sup>15</sup>; his work acknowledged the changing conditions in American cities by shifting in emphasis from the pastoral to the recreational.<sup>16</sup>

The tension between the philosophies of passive enjoyment and active recreation at this time is suggested by the Board's recommendation that playgrounds in established parks "be restricted to such limits as will not interfere with other uses," and provisions for future growth be made by placing athletic facilities near the boundaries of the parks.<sup>17</sup>

Among the first recommendations from the Olmsted firm concerning Carroll Park was the suggestion that the playgrounds be relocated. The athletic field which had been started in the park was hampered by the fact

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<sup>14</sup> Charles E. Beveridge, "Frederick Law Olmsted," in William B. Tishler, ed., American Landscape Architecture: Designers and Places. Washington, DC: The Preservation Press, 1989, p. 41.

<sup>15</sup> Arleyn L. Levee, "John Charles Olmsted," in Tishler, ed., op. cit., p. 50.

<sup>16</sup> Levee, p. 48.

<sup>17</sup> Park Commission, 1904, p. 32.

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that an open stream ran through it. An appropriation was secured during 1904 to enclose the stream in a sewer; once that work was completed, the grading and preparation of the ground according to plans prepared by the Olmsteds could proceed.<sup>18</sup> Also in 1904, Carroll Park's athletic facilities were improved by the electrification of the gymnasium and the installation of gymnastic equipment and a basketball court.<sup>19</sup>

An additional parcel was acquired in 1906, extending the park property westward to the Gwynns Falls and nearly tripling the size of the park. A final purchase of just over an acre in 1907 brought under control of the Park Board the entire area between Washington Boulevard and the B & O Railroad tracks, from Bayard Street west to the Gwynns Falls.

In 1908-1910, wings containing public rest rooms were added to Mount Clare. Designed by Wyatt & Nolting, the wings reflect the Georgian Revival aesthetic of the early 20th century, rather than a "correct" restoration.

A large area of the 1906 extension fronting on Washington Boulevard at a branch of the B & O Railroad which ran north-south through the park west of Monroe Street was deaccessioned in 1924 and sold to the Montgomery Ward mercantile company of Chicago.<sup>20</sup> On this parcel, Montgomery Ward in 1926 completed a gigantic warehouse from which orders were filled for the entire eastern United States.<sup>21</sup> This monumental building covered an area

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<sup>18</sup> Park Commission, 1904, p. 21.

<sup>19</sup> Park Commission, 1904, p. 63.

<sup>20</sup> Sun, 7/1/24.

<sup>21</sup> Plans for the warehouse were filed in September, 1924, showing an eight-story concrete building measuring 460 by 300 feet, containing 700,000 square feet or 17 acres floor space. The building was constructed at a cost of \$2,225,000. The engineer was W. H. McCaully, and the Wells Brothers Construction Company

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equivalent to nearly eight city blocks. Its construction reinforced the separation of the park into two distinct areas, eastern and western, which busy Monroe Street already had established.

The city undertook an extensive program of capital improvements to the parks in the 1920s, funded by the same tax on streetcar revenues which had been instituted to underwrite the creation of the park system in 1860. These efforts were directed toward providing major facilities for active recreation. In Carroll Park, the golf course was constructed in 1923, and swimming pool, fieldhouse, and skating rinks were added shortly thereafter.

Following the passage of Jim Crow laws in Maryland in 1904, the parks department adopted an ostensible "separate-but-equal" policy toward the racial segregation of Baltimore's recreational facilities. The city's African-American population was effectively restricted to the west-central area of Druid Hill Park, where recreational facilities were provided significantly later than those for whites, including a playground (1909), tennis courts (1919) and a swimming pool (1921). The Carroll Park golf course, built for whites only in 1923, was designated in 1934 for use by African-Americans on Mondays, Wednesdays, Fridays, and alternate Sundays. With only nine holes and "greens" of packed sand, the Carroll Park course did not approach the standard of other municipal links.<sup>22</sup> In 1938, the Works Progress Administration provided funds for the purpose of improving the course, but the work was not begun until 1942, and even then only under court order.<sup>23</sup> Over the protests of white golfers, African-Americans were permitted use of the city's other links while construction was in progress, but were required to return to Carroll Park when the work was completed in

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of Chicago was the contractor (Sun, 9/18/24; Power Pictorial, Sept. 1927, p. 32).

<sup>22</sup> Kessler and Zang, pp. 34, 35.

<sup>23</sup> Kessler and Zang, p. 36.

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1945.<sup>24</sup> Despite the WPA-funded improvements, black golfers contended that the Carroll Park course remained inferior to other city links, and the segregation issue continued to cloud golf in Baltimore in the post-WWII period.

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<sup>24</sup> Kessler and Zang, p. 37.

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**Graphic documentation of Carroll Park**

A series of map overlays prepared by M. Edward Shull, ASLA, and Norton Clouse for the Friends of Maryland's Olmsted Parks and Landscapes clearly depicts the evolution of Carroll Park, and demonstrates that the park retains the majority of the elements which resulted from the Olmsted firm's consultation with the city parks department, beginning with their retention by the city in 1904.<sup>25</sup> A topographical survey map made in 1896, six years after the city acquired the property, indicates that the German Schuetzen Club occupied Mount Clare Mansion, and shows a promenade extending to the north of the mansion, and a bandstand to the west. A conservatory shown in the southeast corner of the property was one of the city's first improvements, to produce plant material for other parks. The remainder of the property was still virtually unimproved; clay pits in the southwest survived from previous brick manufacturing enterprises. The Olmsted firm's proposal of 1914 shows a formal garden south of Mount Clare, extending the Colonial Revival aesthetic, and a system of curvilinear drives and pathways. The stable, constructed in 1912, is shown in place southwest of the mansion. A map prepared by the city government in 1978 shows considerable integrity to the Olmsted period. Changes were essentially limited to the eastern area, where the 1914 proposal showed a children's playground and wading pool. Major structures include the field house, added in 1926, and the recently-built Police Boys Club building. Since 1978, some roads have been closed within the park, the Monroe Street entrance has been blocked, and the 19th-century promenade has been abandoned. Archeological work at Mount Clare was followed by the reconstruction of its forecourt.

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<sup>25</sup> Maps are in the possession of M. Edward Shull, ASLA, 1302 Edmondson Ave., Baltimore, MD 21228.

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**HISTORIC CONTEXT**

MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA

Geographic Organization: Piedmont

Chronological/Developmental Period(s):

Industrial-Urban Dominance: A.D. 1870-1930

Modern Period: A.D. 1930-Present

Historic Period Theme(s):

Architecture/Landscape Architecture/Community Planning

Resource Type:

Category: District

Historic Environment: Urban

Historic Function(s) and Use(s):

ENTERTAINMENT/RECREATION/park

Known Design Source:

Olmsted Brothers, landscape architects

Wyatt & Nolting, architects (Mount Clare wings)

Winfield F. Courts, engineer (Field House)

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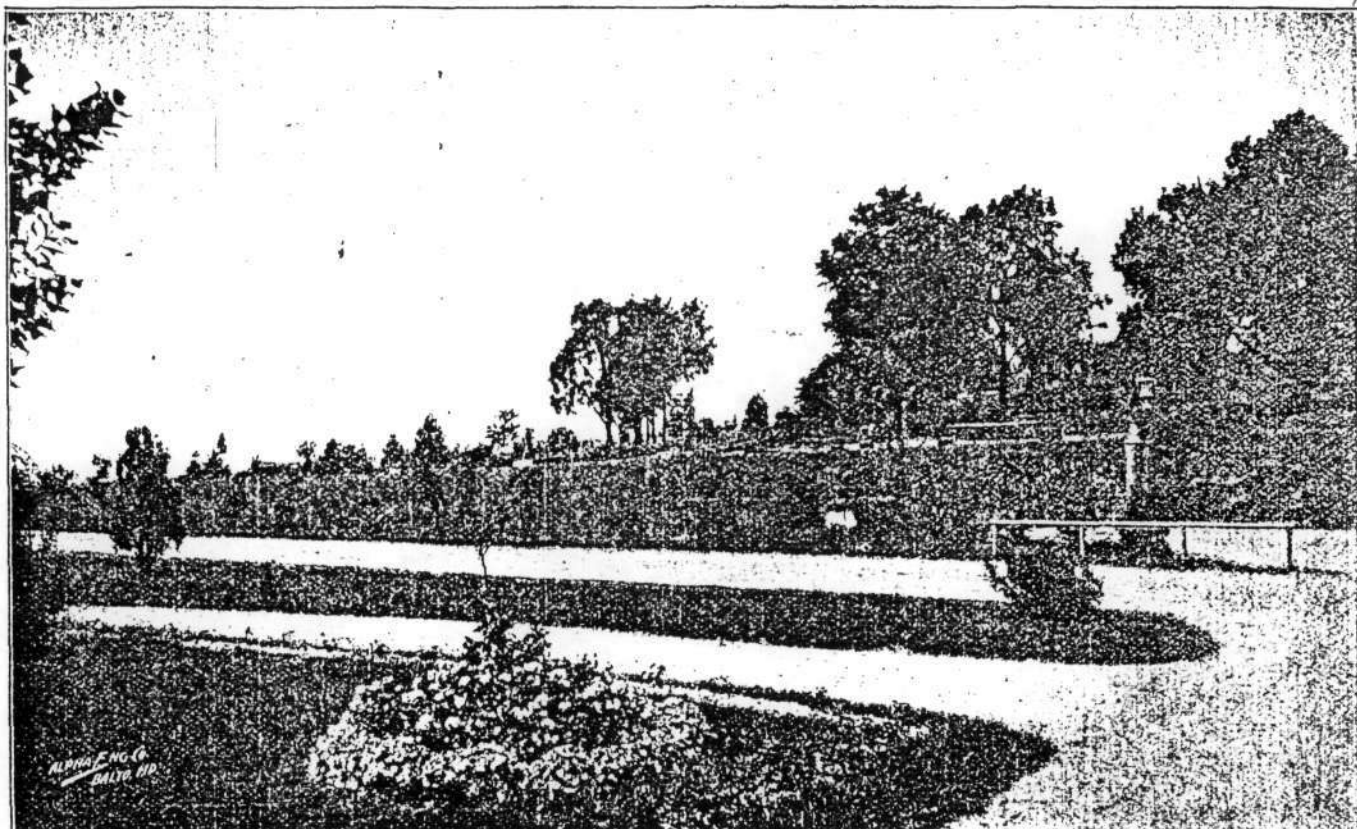
**GEOGRAPHICAL INFORMATION**

Verbal Boundary Description:

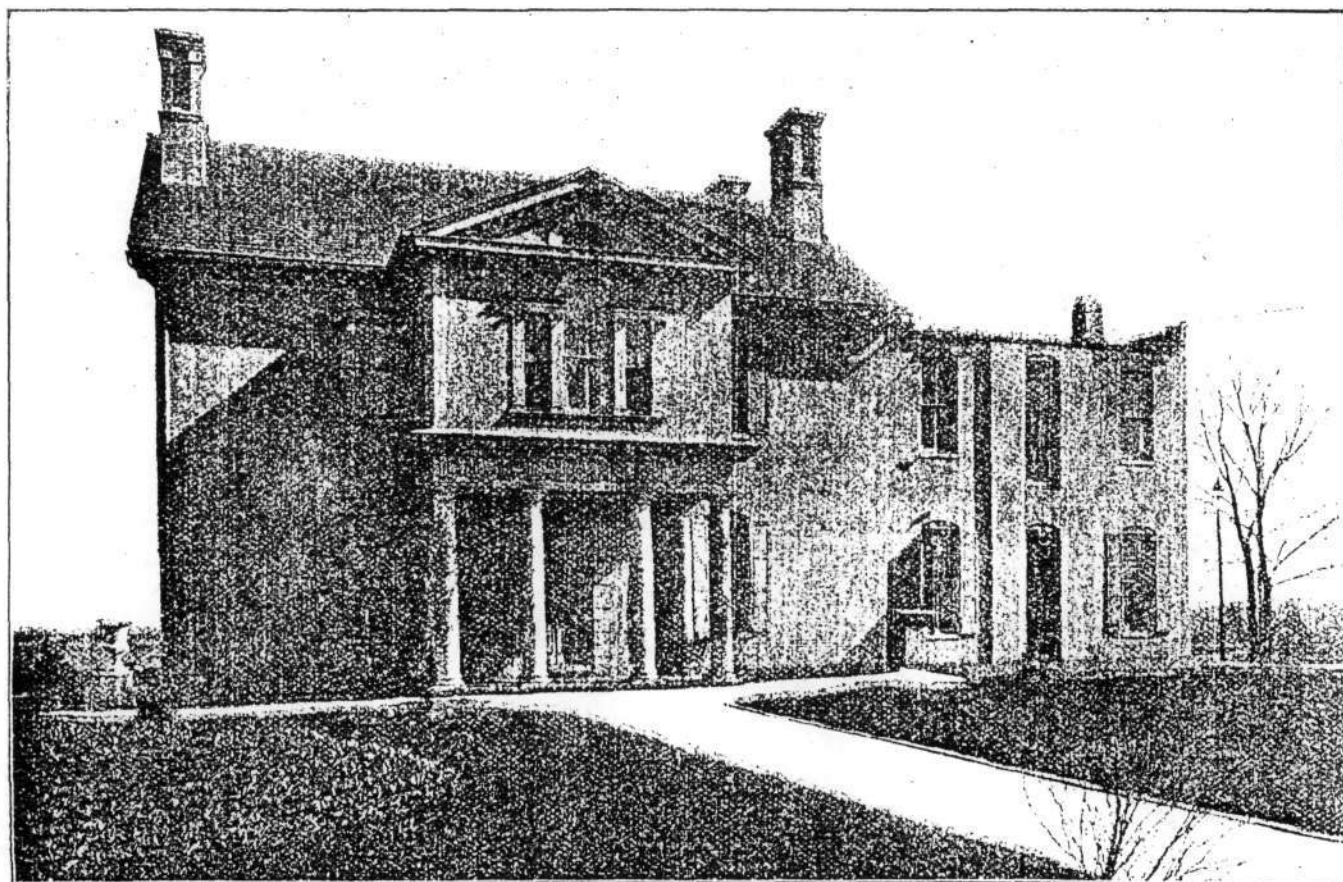
The park is bounded by Washington Boulevard on the south, Monroe Street on the west, the Baltimore & Ohio Railroad tracks on the north, and Bayard Street on the east. Boundaries are depicted on the attached map.

Boundary Justification:

The boundaries are those historically associated with the development of Carroll Park as a facility for passive and active recreation. The present park encompasses the remainder of the area which was acquired by the city for park use in several purchases beginning in 1890, and excludes property which was converted to industrial use in the 20th century. The park is surrounded by dense urban residential development on the east and on the north (beyond the railroad tracks), and by industrial uses to the south and west.

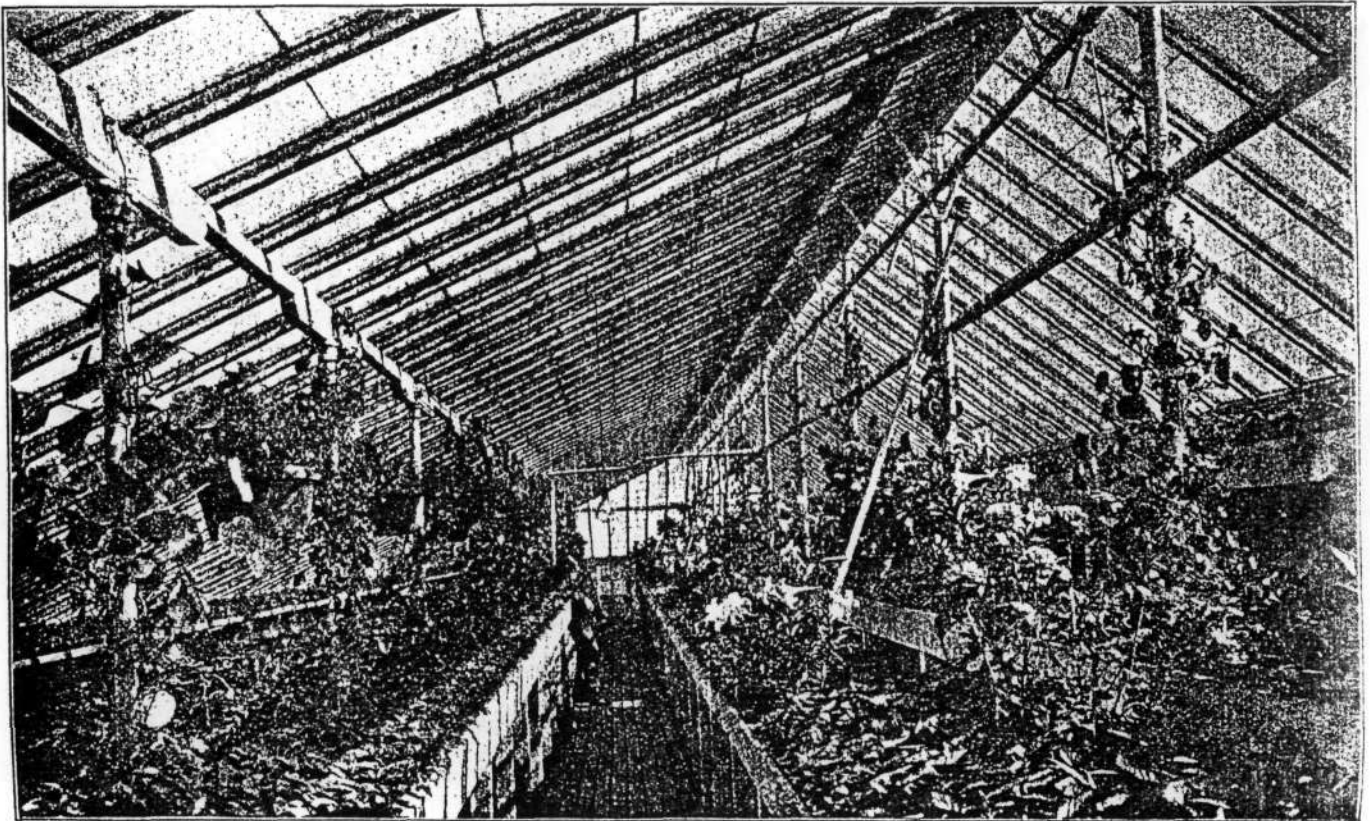
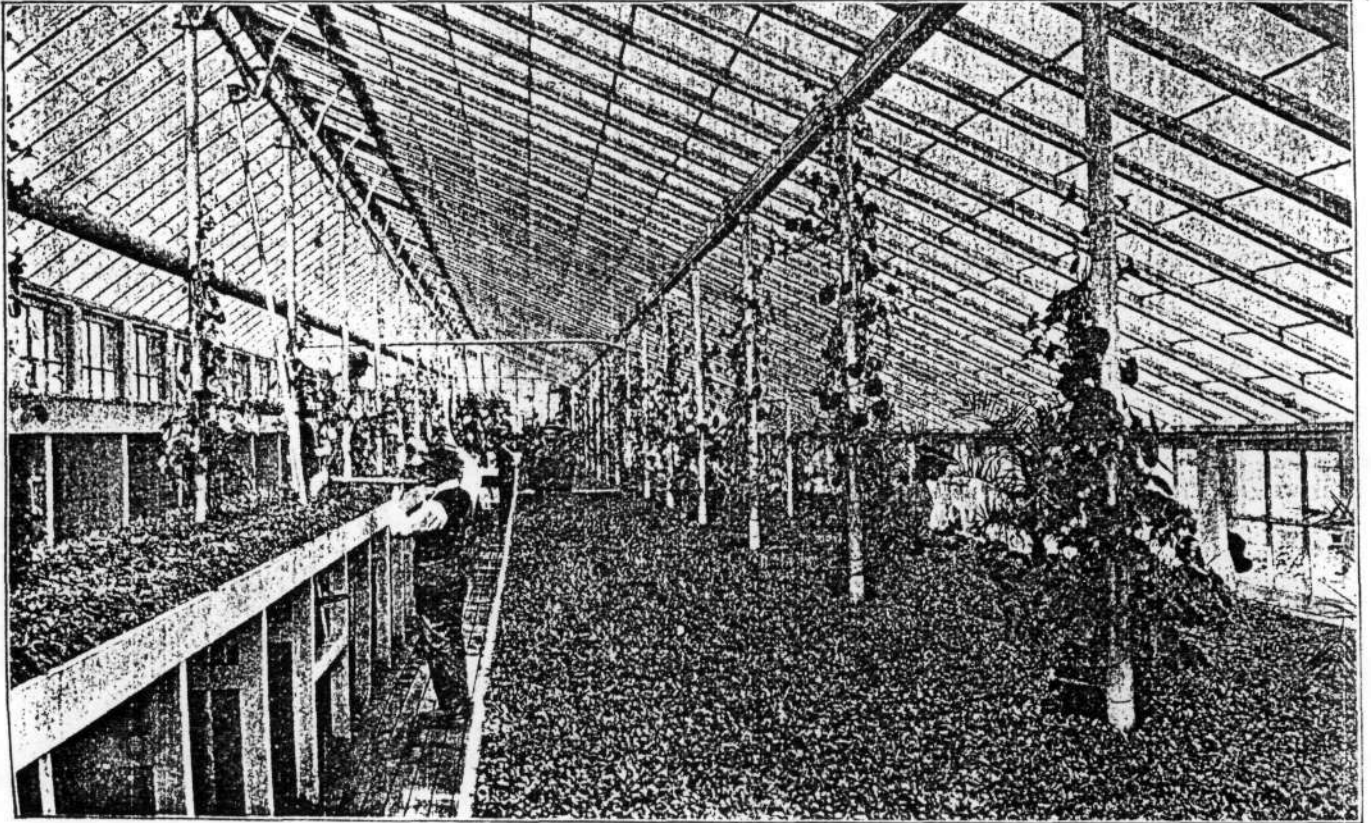


VIEW IN CARROLL PARK.



OLD COLONIAL MANSION—CARROLL PARK.

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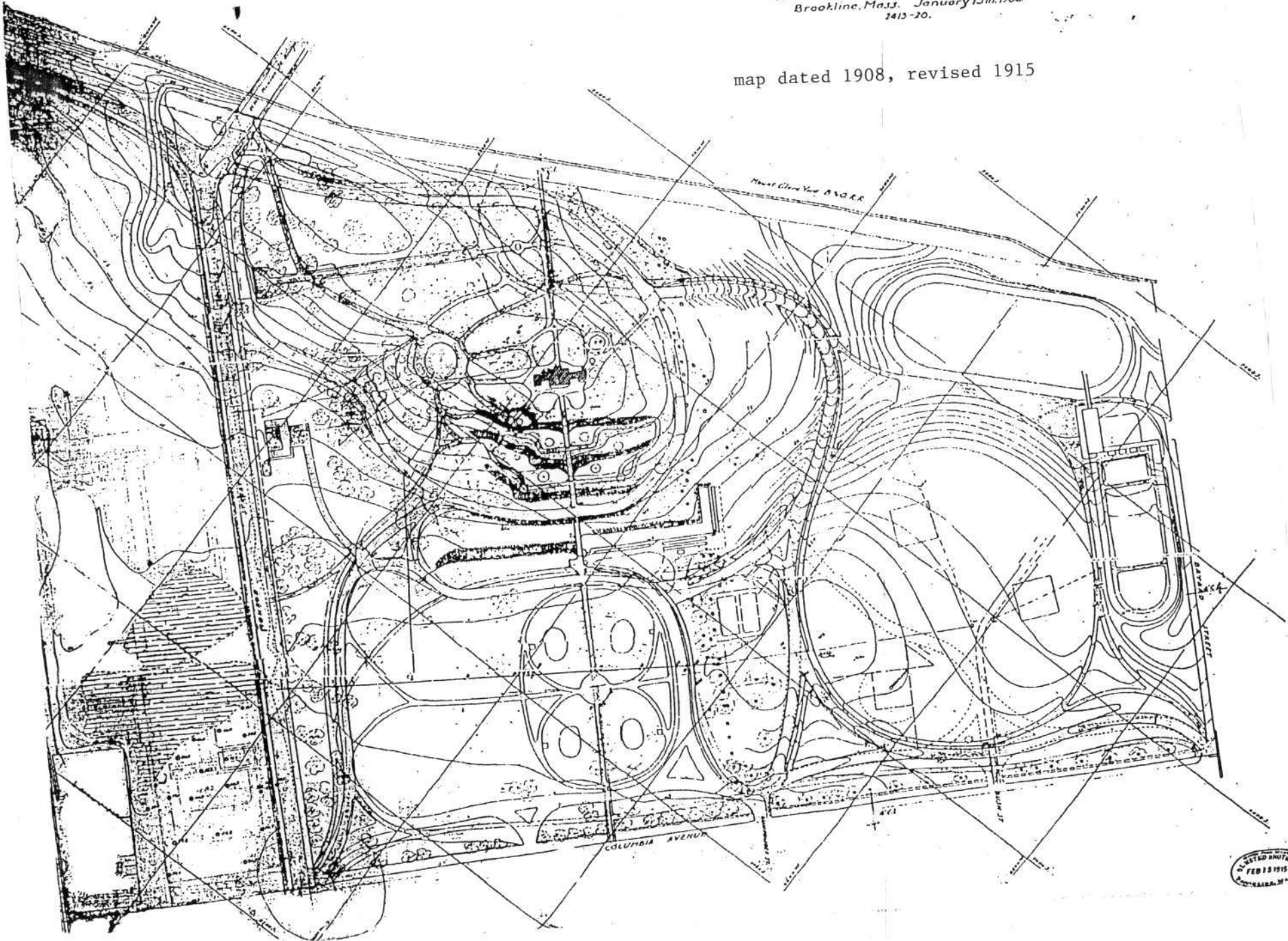
Propagating House, Carroll Park  
Source: Annual Report of the Public Park Commission, 1902-03



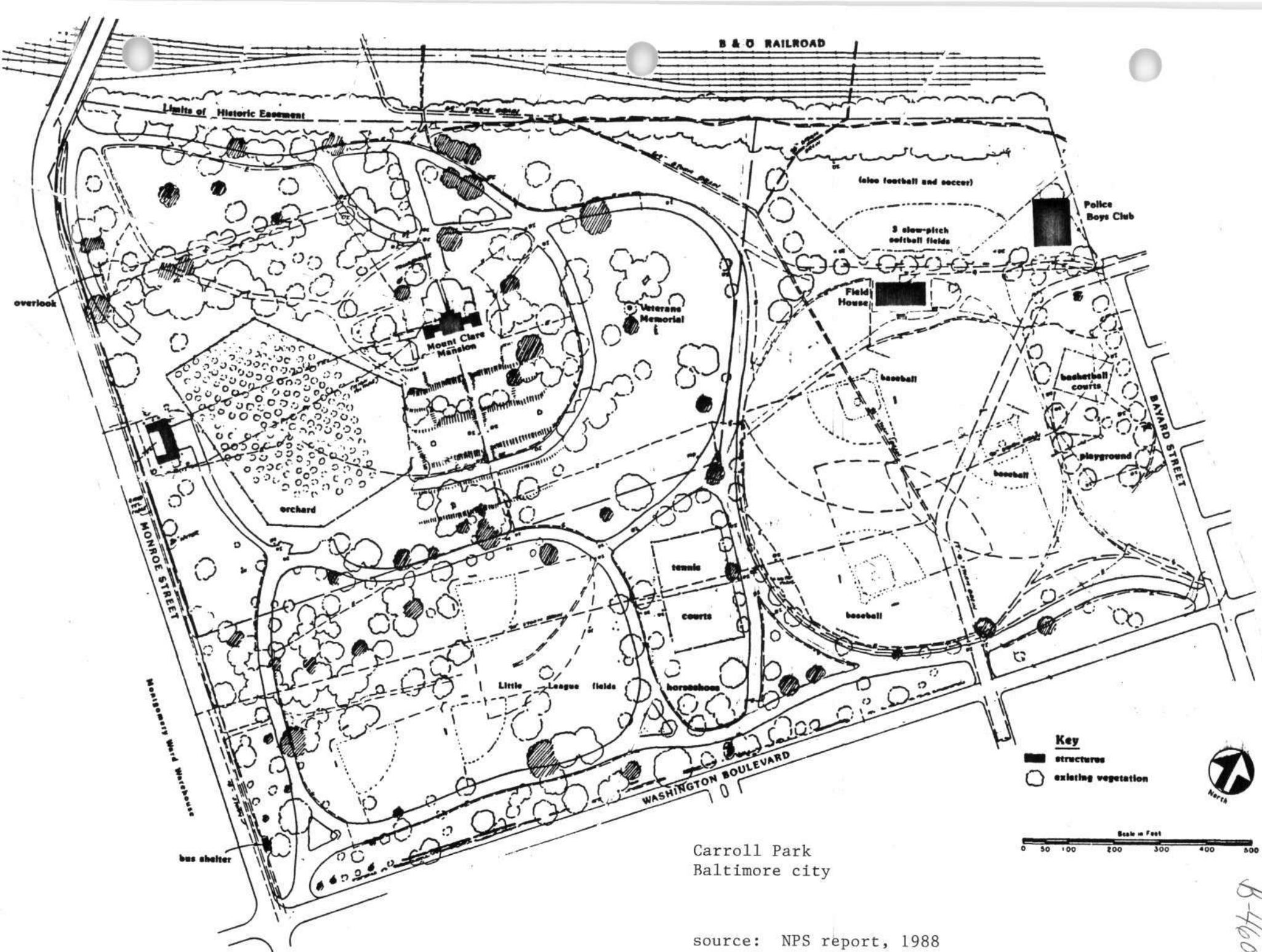
CARROLL PARK  
BALTIMORE, MD.  
COMPILED TOPOGRAPHICAL MAP  
SCALE 100'-1"

Olmsted Brothers Landscape Architects  
Brookline, Mass. January 13th, 1908.  
2413-20.

map dated 1908, revised 1915



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CARROLL PARK

BALTIMORE CITY, MD

PETER E KURTZE, 6/94

NEG AT MD SAPO

MOUNT CLARE MANSION

FROM SE



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CARROLL PARK

BALTIMORE CITY, MD

PETER E. KURTZE, 6/94

NEG AT MD SHPO

MOUNT CLAKE MANSION

FROM NW



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CARROLL PARK

BALTIMORE CITY, MD

PETER E. KURTZE, 6/94

NEG AT MD SHPO

FIELD HOUSE

FROM S





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CARROLL PARK

BALTIMORE CITY, MD

PETER E. KURTZE 6/94

NEG AT MD SHPO

FIELD HOUSE

FROM SE



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CARROLL PARK

BALTIMORE CITY, MD

PETER E. KURTZE, 6/94

NEG AT MD SHPO

STABLE

FROM SE